

# Rowley Downs Homeowner Association

## December 14, 2015 - Minutes

### Call to Order

The meeting was called to order at 7:10PM. Board members present were Al Thompson, Valerie Gill, Dale Brinker, David Darnall, and Clay Hodge. Representing RealManage was Karen McClain and Theresa Stack

### Homeowner Forum

✧ There was 1 owner present at the meeting. No topics discussed.

### Minutes

The Board reviewed the Minutes from the November 11, 2015 meeting. Dale made a motion to approve the Minutes. Dave seconded the motion and it carried unanimously.

### Manager Review

- ✧ Karen advised the Board that due to her expanding duties, she will no longer be actively managing the community. Theresa Stack will now be taking over the role as Community Manager.
- ✧ Discussion of financials. Board asked if RealManage could compare the financials YTD from last year when talking about the financials in the future. Karen agreed to this. The Board would like the CD deposited into the Operating fund. RealManage advised they will need to contact Champion Bank to see how the funds are liquidated first. Al Thompson signed the Tax Engagement Letter from the CPA who does the taxes for the Association.

### Discussion Item

- A. Tree Bids - postpone for the January meeting
- B. Fence Replacement - The board reviewed multiple proposals for replacing the split rail fence. Val made a motion to approve the bid from Straight Arrow Fence for \$9,350.00, which was approved by the board.
- C. Concrete Update - the concrete perimeter around the playground in Marlborough Park has been moved so it no longer encroached the property line of Mr. Prok. This matter is now closed.
- D. Wall Repair/Insurance Claim - Now that the Board has an estimate for repair from Brickman, the claim amount needs to be filed with the trucking company.

With no further business to discuss the meeting as adjourned at 8:35 pm